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48-183

WARRANTY DEED

029136

KNOW ALL MEN BY THESE PRESENTS, that we, JOHN E. NALE and CAROL J. NALE, of Waterville, County of Kennebec and State of Maine, in consideration of one dollar and other valuable consideration paid by WILLIAM POWELL of Byfield, and State of Massachusetts the receipt whereof we do hereby acknowledge, do hereby GIVE, GRANT, BARGAIN, SELL and CONVEY unto the said WILLIAM POWELL, and his heirs and assigns, and the survivor of them, and the heirs and assigns of the survivor of them, forever, a certain lot or parcel of land with the buildings thereon, situated in Waterville, County of Kennebec and State of Maine, and more particularly bounded and described as follows, to wit:

TRANSFER
TAX
PAID

Beginning at a stone monument set in the north line of Carroll Street at the southeast corner of land of Frank Stevens, thence in a northerly direction and at right angles with said Carroll Street sixty (60) feet to a stone monument; thence in an easterly direction and at right angles with the last mentioned bound ninety (90) feet to a stone monument; thence in a southerly direction and at right angles with the last mentioned bound sixty (60) feet to a stone monument set in the north line of said Carroll Street; thence in a westerly direction and at right angles with the last mentioned bound ninety (90) feet to the point of beginning.

Being the same premises conveyed to Ernest Wilson and Minnie G. Wilson by Warranty Deed of Benjamin Beatty, dated December 23, 1926, and recorded in Kennebec Registry of Deeds in Book 638, Page 341.

The said Minnie G. Wilson died intestate August 19, 1964 and surviving her are her husband, Ernest Wilson, and one daughter and sole heir, Ernestine F. Wilson.

Meaning and intending to convey the same premises conveyed to the within Grantors by Warranty Deed of Ernestine F. Wilson dated July 29, 1977 and recorded in the Kennebec County Registry of Deeds in Book 2026 at Page 263.

TO HAVE AND TO HOLD the aforegranted and bargained premises with all the privileges and appurtenances thereof, to the said WILLIAM POWELL, and his heirs and assigns, and the survivor of them, and the heirs and assigns of the survivor of them, to them and their use and behoof forever. And we do covenant with the said Grantee, as aforesaid that we are lawfully seized in fee of the premises, that they are free of all incumbrances, that we have good right to sell and convey the same to the said Grantee to hold as aforesaid, and that we and our heirs shall and will WARRANT and DEFEND the same to the said Grantee, his heirs and assigns, and the survivor of them, and the heirs and assigns of

the survivor of them, forever, against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, we the said JOHN E. NALE and CAROL J. NALE, relinquishing and conveying all our right by descent and all other rights in the above described premises, have hereunto set our hand and seal this 13th day of November, 1981.

WITNESS:

Richard E. Bridges

John E. Nale
JOHN E. NALE

To Ball

Carol J. Nale
CAROL J. NALE

STATE OF MAINE
Kennebec, ss.

November 13, 1981

Personally appeared the above named JOHN E. NALE and CAROL J. NALE, the foregoing instrument to be their free act and deed.

Before me,

RECEIVED KENNEBEC SS.

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RECORDED FROM ORIGINAL

Richard E. Bridges
~~Notary Public~~/Attorney at Law
Richard E. Bridges